

FILE NO: 221.1106557AL

Prepared by: Mark Baker

JOHNSON & FREEDMAN, LLC

Attorneys and Counselors at Law

1587 Northeast Expressway

Atlanta, GA 30329

THE STATE OF ALABAMA
COUNTY OF SHELBY

FILE NO: 221.1106557AL
FHA CASE NO: 011-5538862

SOURCE OF TITLE:

Instrument # 20060711000332840

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION to the undersigned paid by the Grantee herein, the receipt of which is hereby acknowledged, **SUNTRUST MORTGAGE, INC.**, whose principal place of business is located at P O Box 27767, Richmond, VA 23261, (hereinafter called the Grantor) has granted, bargained and sold, and does by these presents grant, bargain, sell and convey unto the **SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON D.C.**, its successors and/or assigns, (hereinafter called the Grantee) Please send tax bills to: Attention: Single Family Property Disposition Branch The Noble Bldg 1021 Noble Street, Suite 212-221 Anniston, AL 36201, the following described property situated in Shelby County, Alabama:

LOT 59, ACCORDING TO A RESURVEY OF FINAL PLAT HIGH RIDGE VILLAGE PHASE 4 , AS RECORDED IN MAP BOOK 29, PAGE 83 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA. SITUATED IN SHELBY COUNTY, ALABAMA.

The conveyance is made subject to unpaid taxes and assessments, if any, and to any outstanding rights of redemption from foreclosure sale.

No word, words, or provisions of this instrument are intended to operate as or imply covenants or warranty except the following: Grantor does hereby specially warrant the title to said property against the lawful claims of all persons claiming by, through or under the Grantor.

TO HAVE AND TO HOLD, the above described property together with all rights and privileges incident or appurtenant thereto, unto the said, **SECRETARY OF THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C.**, its successors and/or assigns, forever.


20120220000060400 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
02/20/2012 10:08:25 AM FILED/CERT

IN WITNESS WHEREOF, **SUNTRUST MORTGAGE, INC.**, has caused this conveyance to be executed in its name by its undersigned officer(s), this 22 day of Sept, 2011.

SUNTRUST MORTGAGE, INC.

ATTEST:

By: Rebecca Shaia
TITLE: Rebecca W Shaia
Vice President

By: Eric Coss
TITLE: Eric Coss, Vice President
(Corporate Seal)

THE STATE OF Virginia
COUNTY OF Richmond
City

I, the undersigned Notary Public in and for said State and County, do hereby certify that Rebecca Shaia and Eric Coss of **SUNTRUST MORTGAGE, INC.**, are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 22nd day of September, 2011.

Cynthia Walker
NOTARY PUBLIC Cynthia Walker
My Commission Expires: 1-31-15

